

ORDINANCE NO. 2007-17

AN ORDINANCE, providing for the annexation of certain property to the City of Wenatchee and classifying and zoning said property, subject to the provisions of Ordinance No. 3070.

WHEREAS, a petition to annex the real property hereinafter described was filed with the City Council of the City of Wenatchee, signed by owners representing 60% of the assessed valuation in the area for which annexation is petitioned, and

WHEREAS, the applicable zoning for the annexed property will be Residential Low (RL), Residential High (RH), and Office Mixed Use (OMU) as designated on the pre-annexation zoning map, and

WHEREAS, City Council of the City of Wenatchee considered all factors relative to the proposed annexation, and

WHEREAS, a review proceeding for said annexation is not required pursuant to RCW 35A.14.220,

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF WENATCHEE DO ORDAIN as follows:

SECTION I

That the following described real property located in Chelan County, Washington, contiguous to the City of Wenatchee, to-wit:

See Exhibit "A" attached hereto and incorporated herein by reference as if fully set forth;

and each and every part thereof be and the same is hereby annexed to the City of Wenatchee, State of Washington; and that the corporate limits of the City of Wenatchee be and they are hereby extended so as to include the property and territory hereinbefore fully described. That said property be assessed and taxed at the same rate and on the same basis as the property of the City of Wenatchee is assessed and taxed to pay for the now outstanding indebtedness of the City of Wenatchee contracted prior to or existing at the time of this annexation.

SECTION II

That the property described in Section I hereof be and the same is hereby classified and zoned as Residential Low (RL), Residential High (RH), and Office Mixed Use (OMU). All such zoning and classification being subject to the provisions of Ordinance No. 3070, and all subsequent amendments thereto.

SECTION III

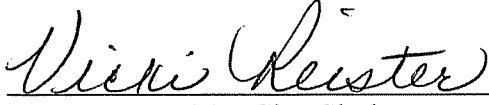
This Ordinance shall take effect from and after its passage thirty (30) days after publication of such Ordinance once in *The Wenatchee World*, the same being the official newspaper of the City of Wenatchee, and the Clerk is hereby directed to cause the same to be so publicized.

PASSED BY THE CITY COUNCIL OF THE CITY OF WENATCHEE, at a regular meeting thereof, this 12 day of July, 2007.

CITY OF WENATCHEE, a Municipal
Corporation

By: 
DENNIS JOHNSON, Mayor

ATTEST:

By: 
VICKI REISTER, City Clerk

APPROVED:

By: _____
STEVE D. SMITH, City Attorney

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Legal Description
Western Springwater Annex

A tract of land situated in the NW¼ of the NW¼ of Section 4, AND the NE¼ of NE¼section 5, T.22N., R.20E., W.M., and the SE¼ of the SE¼ of Section 32, ALSO the SW1/4 of the SW ¼ of Section 33, T.23N., R.20E., W.M. to be incorporated into the City of Wenatchee, and more particularly described as follows:

Commencing at the NW corner of said section 4, T.22N., R.20E., W.M.; Thence according to the Short Plat No. 1067, as shown in Book SP-1, Page 90, of short plats, filed in the Chelan County Auditor's Office, S00°00'00"W along the west line of said section 4 distance of 332.78 feet; Thence east for 20.00 feet to the east R.O.W. line of Western Avenue; Thence S00°00'00"W along said R.O.W. line a distance of 110 feet, more or less, to the SW corner of the property described in the Statutory Warranty Deed as shown in Book 899, Page 1904 of Deeds, Chelan County Auditor's Office; Thence S89°03'15"E a distance of 310.00 feet to the SE corner of said property; Thence S00°00'00"W a distance of 222 feet to the SW corner of the property described in the Statutory Warranty Deed shown in Book 734, Page 599 of Deeds, Chelan County Auditor's Office; Thence S89°31'21"E along the south line of said property a distance of 40 feet; Thence S00°00'00"W a distance of 243 feet to the NW corner of Lot 1, said S.S. 1067; Thence S89°31'21"E along the north line thereof a distance of 404.34 feet more or less, to a point on the East R.O.W. line of Poplar Avenue; Thence N00°44'40"E along said east R.O.W. line a distance of 207.71 feet, according to the Plat known as Meadowridge Subdivision, filed in the Chelan County Auditor's Office in Book 21, Page 87 to the Northwest corner of said subdivision; Thence East along the North line of said Meadowridge Subdivision a distance of 225 feet, more or less, to a point lying 60 feet south of the Southwest corner of Springwater Addition, as shown on the plat recorded in Book 5, Page 49 of Plats, filed in the Chelan County Auditor's Office; Thence north a distance of 60.00 feet to the southwest corner of said Springwater Addition; Thence north along the west boundary line of said Springwater Addition a distance of 675.75 feet to the centerline of Springwater Avenue; Thence west along said centerline a distance of 20.00 feet to a point lying 30.00 feet south of the Southeast corner of Poplar Place Subdivision as shown in Book 5, Page 38 of Plats, filed in the Chelan County Auditor's Office; Thence west along the south line thereof a distance of 330.19 feet to the southeast corner of Lot 1, said Poplar Addition; Thence south a distance of 45 feet, more or less to the intersection of the south R.O.W. line of Springwater Avenue and the west R.O.W. line of Poplar Street; Thence continuing south along said west R.O.W. line of Poplar Street a distance of 15 feet, more or less, to the Northeast corner of Parcel "B", as shown on BLA #98-91, and reception #2037372, page 8 of 9, also filed in the Chelan County Auditor's Office; Thence southwesterly along the north line of said Parcel "B", BLA #98-91 a total approximate distance of 472 feet to the Southwest corner of Parcel "A", said BLA #98-91; Thence north along the west line of said Parcel "A", BLA #98-91 a distance of 267.98' to the south R.O.W. line of Springwater Avenue; Thence northeasterly a distance of 46 feet, more or less, to the Southwest corner of Lot 4, Dorner Short Plat No.1510, as shown in Book 869, Page 346 of short plats, filed in the Chelan County Auditor's Office; Said point also lying on the north R.O.W. line of Springwater Avenue; Thence west along said north R.O.W. line a distance of 174.11 feet to the Southwest corner of said Dorner S.P. #1510; Thence continuing west along said north R.O.W. line a distance of 78 feet, more or less, to the SW corner of the Quit Claim Deed recorded in Chelan County Auditor's Office under

Reception Number 2047884; Thence north along the west line of said Quit Claim Deed a distance of 135 feet, more or less, to the NW corner of said Quit Claim Deed; Thence west a distance of 87 feet, more or less, to the east R.O.W. line of Western Avenue; Thence north along said east R.O.W. line of Western Avenue a distance of 498 feet, more or less, to the north line of the SW1/4 of the SW1/4 of the SW1/4, of said section 33; Thence east 15 feet; thence north along said east R.O.W. line of Western Avenue a distance of 344 feet, more or less, to the North line of the S1/2, of the NW1/4, of the SW1/4, of the SW1/4 of said Section 33, T.23N., R.20E., W.M.; Thence westerly a distance of 62 feet, more or less, to the Southeast corner of S.S. #1452, filed in the Chelan County Auditor's Office; Thence west along the south line of said S.S. #1452 a distance of 255 feet, more or less, to the southeast corner of Lot 60, Heritage Haven Subdivision as shown on the Plat filed in Book 27, Page 78 of plats, filed in the Chelan County Auditor's Office; Thence continuing west along the south line of said Heritage Haven Subdivision a distance of 1003.92 feet; Thence north 75.15 feet; Thence west 251.39 feet to the west line of said Tract C, Heritage Haven Subdivision; Thence south a distance of 1062 feet, more or less, to the north R.O.W. line of Springwater Avenue; Thence east along said north R.O.W. line a distance of 586 feet, more or less, to a point lying 15.00 feet north of the northwest corner of the North ½ of the Northeast ¼ of Government Lot 1 as shown on the Plat of Meadow Creek Subdivision, in Book 21, Page 91, filed in the Chelan County Auditor's Office; Thence south along said west line of Government Lot 1 a distance of 351 feet, more or less, to the northwest corner of Lot 7, of said Meadow Creek Subdivision; Thence east along the north line of said Meadow Creek Subdivision a distance of 669 feet, more or less to the centerline of Western Avenue and the "Point of Beginning".

The above described tract of land contains 56.58 acres, more or less, as shown on the exhibit attached hereto and made a part hereof as page 2 of this instrument.

